



ORIGINAL

CITY COUNCIL MEETING Meeting Minutes of February 6, 2020

Mayor Schabell called the Alexandria City Council Meeting to order at 7:00 p.m. followed by the invocation and the pledge to the flag. The following Council Members answering roll call:

Stacey Graus Present	Susan Vanlandingham Present
Bob Simon Present	Sue Neltner Present
Kyle Sparks Present	Tom Baldrige Present

Also: Jan Johannemann, City Clerk	Mike Duncan, City Attorney
Natalie Selby, Police Lieutenant	Sam Trapp, Public Works Supt.
JoAnn Hackworth, Treasurer	Jeff Pohlman, Fire Chief

APPROVAL OF MINUTES – January 16, 2020

MOTION: Susan Vanlandingham made a motion to approve the minutes of the January 16, 2020 meeting, seconded by Stacey Graus. All in favor, the motion passed 4-0-2, Bob Simon and Sue Neltner abstaining.

VISITORS & GUESTS – None

ORDINANCES & RESOLUTIONS

Mr. Duncan read the following:

First Readings:

ORD #2020-02: An ordinance creating a franchise for the erection, laying operation and maintenance of electric transmission and distribution facilities and appurtenant equipment in, along and across the public ways, roads, streets, alleys and other public places in the city of Alexandria, Kentucky: for furnishing and selling electricity by means of said facilities; and providing for the sale of said franchise.

ORD #2020-03: An ordinance creating a franchise for the erection, laying operation and maintenance of natural gas transmission and distribution facilities and appurtenant equipment in, along and across the public ways, roads, streets, alleys and other public places in the city of Alexandria, Kentucky: for furnishing and selling natural gas services and products by means of said facilities; and providing for the sale of said franchise.

Mr. Duncan explained both franchises for Duke Energy have expired. Under the Kentucky Constitution, in order for a public utility to provide service in a city they must have a franchise. This authorizes them to use the streets, public rights-of-way, etc. for their facilities. After the Ordinances create the franchise, the city then has to put it out to bid. The process takes about 6 months. In Section 3 of the Ordinances, the city has an option to levy a franchise tax rate that would be passed along to the customers. The Finance Committee will discuss this at their next meeting. The maximum rate is 5%, but the cities who do have this tax are within the 2-3% range. Mr. Graus would like to get some numbers to have a better idea of what they are looking at in order to make an informed decision. Council will table the second reading until after the Finance Committee has a chance to meet.

1st Reading:

ORD #2020-04: An ordinance adopting the 2020 S-20 supplement to the City of Alexandria Code of Ordinances, as prepared by the American Legal Publishing Corporation.

Mr. Duncan explained the law requires that cities periodically take all of their ordinances adopted since the last codification and codify them. Those ordinances were sent to American Legal. They

then sent Mr. Duncan a draft which he has reviewed. They will also add changes and updates in the statutory law made by the legislature.

Mayor Schabell explained there is a desire to see car washes removed from Highway Commercial and Neighborhood Shopping Center zones. Car washes are site-specific and when they go out of business it is very difficult to renovate the building to house a different type of business. Mr. Duncan then read the following:

1st Reading:

ORD #2020-05: An ordinance approving the recommendation of the Alexandria Planning Commission, in order to adopt text amendments to Sections 4.17 and 4.18 of the Alexandria Zoning Ordinance in order to remove car washes as permitted uses in the HC and NSC commercial zones; and to Section 3.8 in order to classify grass and weeds above eight inches in height to be a violation.

It was pointed out the language is such that this ordinance will remove future car washes as permitted uses but allowing existing car washes to continue as permitted uses. The ordinance, as written, would allow them to expand to adjoining lots. There was some discussion about what took place with the Planning & Zoning Commission and whether or not this was their intention. Mr. Atkinson had said at that meeting he would like to expand to an adjacent lot that was already zoned commercial. The council agreed to change the language so that expansion and/or improvement of existing car washes would only be permitted on the current lot or parcel.

Mayor Schabell mentioned TANK is having a couple more meetings in Covington so the time for public input is still open. He would like to send TANK the following Resolution.

Mr. Duncan then read the following:

RES #2020-01: A resolution in support of keeping the Transit Authority of Northern Kentucky (TANK) bus stop at the Alexandria Village Green Shopping Center.

MOTION: Stacey Graus made a motion to adopt Resolution 2020-01. He then commented on an article about the stops being removed from the TANK route, and Alexandria was not even mentioned. The City of Alexandria has been growing and will continue to grow as we have the space to do so. TANK needs to understand that public transportation is important to this community. The County leaders need to understand that this is important and to support Alexandria as well.

Mayor Schabell has had several meetings with the General Manager of TANK and has shared his opposition to the proposal. He believes this Resolution will help. He has communicated his thoughts to all the county commissioners, Judge Pendery, Rep. Joe Fischer, and Sen. Wil Schroeder. Mr. Duncan said our voices have been heard and he encouraged people to continue sharing.

The Motion was seconded by Sue Neltner. All in favor, the motion passed, 6-0-0.

DEPARTMENT REPORTS

City Clerk: Ms. Johannemann reported the office has been working hard and Ms. Hackworth is getting preliminary numbers together for the budget.

Police Department: Lt. Selby reported Chief Cooper is still out of town but they are communicating via email. They are also staying busy. She just completed an application for a Traffic Safety grant.

Fire Department: Chief Pohlman gave Council their annual report. Their number of actual fires has gone down which they attribute to fire prevention awareness.

Community Center: See attached report.

COUNCIL COMMITTEES

Personnel – Tom Baldrige: Next meeting will be February 20, 2020 at 6:00 p.m.

Business Retention & Development – Kyle Sparks: They met this evening and approved moving forward with a new website, using current resources to bring down the cost. Mr. Sparks will send out a couple of mock-ups to council so they have the opportunity to comment and ensure all information is captured.

Beautification – Sue Neltner: They will meet next month but she will be sending out an email to get bids for landscaping around north and south signs, Washington Street and Tribute Park.

Public Works – Bob Simon: They met this evening to discuss the 2020/21 street program. The streets included are Thatcher Court, Thatcher Avenue, Paul Lane, Maplewood Court, Ashwood Lane, Brookwood Drive, Rainbow Lane, and Enzweiler Road, and possibly some gutter and storm work on Orlando Drive. This list was compiled by Mr. Trapp and it will be sent to the engineers for an estimated cost, then go out to bid. Also, they will be surveying the sidewalks along US 27 to see how much they can put into the budget for the upcoming year to address some complaints. Mayor Schabell mentioned the resolution to accept the road aid will be on the next agenda.

Safety – Susan Vanlandingham: Next meeting will be February 20, 2020 at 6:30 p.m. If anyone has agenda items they would like addressed, please send those to her.

Finance – Stacey Graus: They will meet on March 19, 2020 to begin budget process.

BOARDS & COMMISSIONS

Park & Rec: Working on their budget for the upcoming fiscal year.

Property Maintenance Board: Met on January 23rd.

Planning & Zoning: Kendall Properties presented on the PUD rezone change as well as the proposed apartments they would like to build on the 69-acre lot on US 27 across from Enzweiler. The property will have commercial lots in the front and the apartment buildings in the back. The proposal is for 366 units, but there could be less. The Commission moved to recommend the zone change. Mayor Schabell had received an email from someone who attended the Planning & Zoning meeting expressing his appreciation for how everything was handled. The first reading of the zone change ordinance will be on February 20th. The Mayor also handed out an email he received from someone who was not able to make the meetings wanting to voice their opinion. He encouraged council to watch the Planning & Zoning meeting so they are better informed of the facts. There were about 27 residents in the audience and several of them shared their thoughts and opinions.

Aaron Linkugel, 100 Enzweiler Rd.: He owns the farm across the street from this proposed development, and is concerned about where the exit will be. The traffic already backs up into that bend and they expect the development will add another 700 cars in that area. He is not opposed to the development but does have a fear the units will be rented by people with housing assistance.

Mayor Schabell said the main topic of concern at that meeting was traffic. Unfortunately, the State does not do anything proactively and they will not put in a traffic light until everything is built out. Once that is done, they will do another traffic study to determine if a light is needed, timing it with the other lights on 27. In the meantime, the State has agreed to allow a right-turn lane on US27 northbound at 709 and a deceleration lane on southbound 27 into the property in order to help ease some of the traffic. Kendall Properties will have to pay for these improvements.

There was further discussion about traffic, the state dictating the location of the entrance, and the need for a light. There is not much the city or the developer can do to change that. In order to help shape the look of the city, the developer agreed to the Commission's stipulation to limit the type of businesses that can go into the commercial lots to only retail, office space, or sit-down restaurants.

J.R. Kendall did a great job with the presentation and did his homework, knowing there is a need for this within the city.

NEW BUSINESS

City Night in Frankfort: Mr. Graus said they used to go every year and explained who typically attends and what takes place. It is a great way to meet others who are in politics from all over the state. It is also good for the legislators in Frankfort to see a large representation from Northern Kentucky. Council members were encouraged to attend.

OLD BUSINESS – None

MAYOR AND COUNCIL COMMENTS

Tom Baldrige: He asked about qualifications for the open spot on Planning & Zoning. Mayor Schabell explained that they must be an Alexandria resident. There are no other qualifications; however, they are required to have a number of hours of educational training each year. Mr. Baldrige said he was really disappointed in the last two P&Z public hearings he attended. He felt they could have asked more questions, they moved too quickly to make a motion and their motion was confusing. There was a letter that was put in his mailbox from someone who was at the meeting that was similar to the one the Mayor had passed out. He doesn't want people to get discouraged because safety didn't seem to be a big concern at the meeting. He likes the project but wants to make sure it will be safe to get in and out of the space.

Kyle Sparks: One of the things he likes about this proposed complex is there will be retail along 27. Those who are opposed to the complex are also the ones who want sit-down restaurants. Most places don't want to build in this area because of the soil and other limitations. As a city, it is hard to attract some of those business, and this is a great opportunity to bring those things into the city. There is a fine line between traffic and ease of service. Sometimes you have to take a leap and this might be a leap worth taking. He is not completely sold on the project yet, but is not sure what else could go there. As a council person, he will always lean toward the progressive side.

Sue Neltner: She reported the craft show booths are now full and encouraged people to come out on March 14 and support the vendors.

Susan Vanlandingham: Referencing an email she received from Councilmember Sparks, she wanted to address the lack of curbs on sidewalks along 27. She walked a lot of the sidewalk and noticed it is in poor condition in multiple places. This is not only a problem in Alexandria but all along 27 into Cold Spring and Highland Heights. One area of particular concern is in front of the Middle School. She will contact the State but can't promise anything. Her hope is that maybe something can at least be done in front of the Middle School.

Mayor Schabell: He has been really busy attending board meetings and other city and county meetings. He received a letter from Governor Beshear about the maximum allowed compensation for mayors and city council members for a city of this size. If council wants to raise their compensation it has to be done by May of an election year. This would not benefit current council unless they are reelected in November. The Finance Committee will review the figures when they go over the 2020-21 budget. The KLC website has the salary figures listed. Mayor Schabell praised Council for stepping up and taking on more responsibility. With having a full-time job, he realizes there is no way he could accomplish all that has been done without them, and believes they deserve a raise.

The craft show post on Facebook reached 57,200 people. The City's social media posts are reaching a wide demographic and it is working to get the word out about things happening in the city.

ORIGINAL

FUTURE MEETINGS

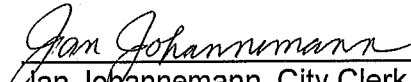
- Ethics Board Meeting – February 11, 2020 at 7:00 p.m.
- Planning & Zoning Meeting – February 18 at 7:00 p.m.

COMMUNICATIONS

- Middle & High School Open Gym every Wednesday, 2:30-4:30 p.m. in the Community Center
- Spring Craft Show, March 14, 9:00 a.m.-2:00 p.m. at Community Center.

ADJOURNMENT

MOTION: Bob Simon made a motion to adjourn, seconded by Sue Neltner. All in favor, the motion passed 6-0-0. The meeting adjourned at 8:24 p.m.



Jan Johannemann, City Clerk

Date: 2/20/2020



Andy Sehabell, Mayor

Date: 2/20/2020